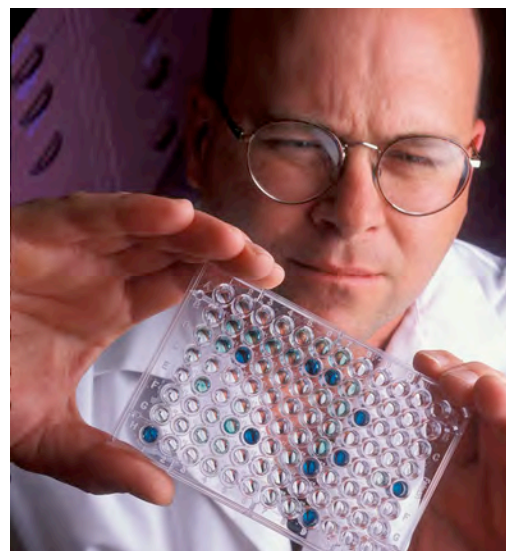


2013 - 2014

CITY OF
MARICOPA
PROUD HISTORY • PROSPEROUS FUTURE



MARICOPA MATTERS

Growth, Development, and Data Resources
for New and Prospective Businesses





Back row, pictured left to right: Councilmember Peggy Chapados, Councilmember Bridger Kimball, Councilwoman Julia R. Gusse, Councilmember Leon Potter; Front row, pictured left to right: Vice Mayor Edward Farrell, Mayor Christian Price, Councilmember Marvin L. Brown



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Historically an agricultural community, Maricopa is emerging as a leader in the agritech, renewable energy, and research and development fields.

AN INTRODUCTION TO MARICOPA

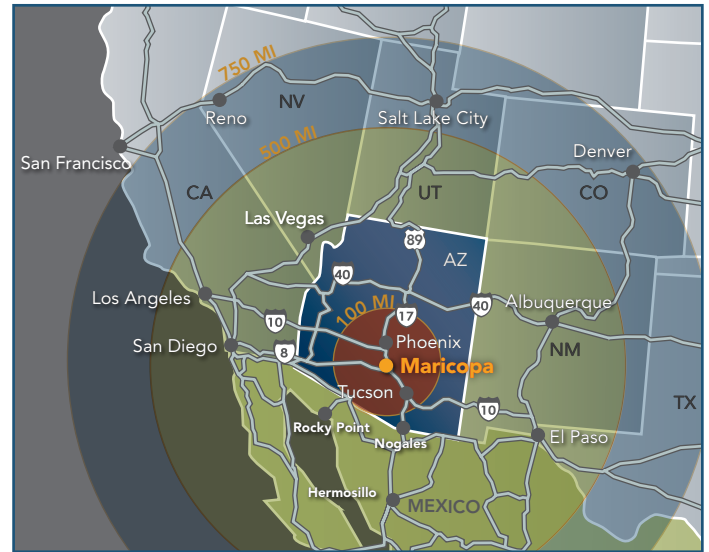
The City of Maricopa is a community with a “Proud History and a Prosperous Future.” Strategically located between Phoenix and Tucson in the high growth Sun Corridor, Maricopa is poised for continued success.

Maricopa became Arizona’s 88th municipality when it incorporated in October 2003. Over the last decade, it has become Arizona’s fastest growing community, transforming almost overnight from a quiet town of under 2,000 residents to a bustling city of more than 45,000.

Historically an agricultural community, Maricopa is emerging as a regional hotbed for the agritech industry. Maricopa is home to a thriving cluster of local agritech businesses and research facilities, including the USDA Arid-Land Agricultural Research Center and the University of Arizona Maricopa Agricultural Center. Researchers at these centers are working to develop new technologies and solutions to problems faced by crop consumers and producers. Partnerships with the private sector have led to the commercialization of innovative agricultural products and have helped launch a number of agritech startups.

Leaders in the renewable energy arena have also been drawn to Maricopa. Pinal Energy opened Arizona’s first ethanol plant in Maricopa in 2007; Waste Management and Garick have partnered on a project that converts green waste to fuel; and Marisol Energy 2 has proposed a 1,492-acre Maricopa Solar Park project on federal land near the city.

In the automotive industry, Maricopa is helping to pave the way in vehicle research and development. Both Volkswagen



and Nissan located their North American proving grounds in Maricopa, where they put vehicles to the test under extreme heat and sun conditions.

A number of exciting projects are currently under development in Maricopa, including a 217-acre college campus and a new City Hall complex. The City’s 140-acre Copper Sky Recreation Complex will open in early 2014 and features a multigenerational and aquatics center, ball fields, and other recreation amenities.

Maricopa is a growing community that offers residents and businesses the experience of a small-town, rural atmosphere, tremendous quality of life, proximity to Phoenix and Tucson, and convenient access to major markets throughout the Southwest. Read on and learn why your business belongs in Maricopa.

MARKET ACCESS

Ground

Located between Phoenix and Tucson, Maricopa offers convenient access to major markets throughout the Southwest. Interstate 10, the southernmost coast-to-coast highway in the United States, is just 15 minutes from Maricopa along State Route 347 and directly connects to Phoenix, Tucson, and Los Angeles. Interstate 8, immediately south of Maricopa, runs west to San Diego and merges with Interstate 10 to the east.

Rail

Between 45 and 55 freight trains operate daily through Maricopa along the Union Pacific Railroad's Sunset Route. This route carries nearly 20% of Union Pacific's total freight traffic and stretches from Los Angeles to El Paso. In Maricopa, the route parallels the Maricopa-Casa Grande Highway and there are many available commercially-zoned sites with potential for rail-to-site.

Maricopa also offers passenger rail access and is the greater Phoenix area's Amtrak hub. Amtrak's Orlando-Los Angeles Sunset Limited has a scheduled stop in Maricopa, the only stop in the Phoenix metropolitan area.

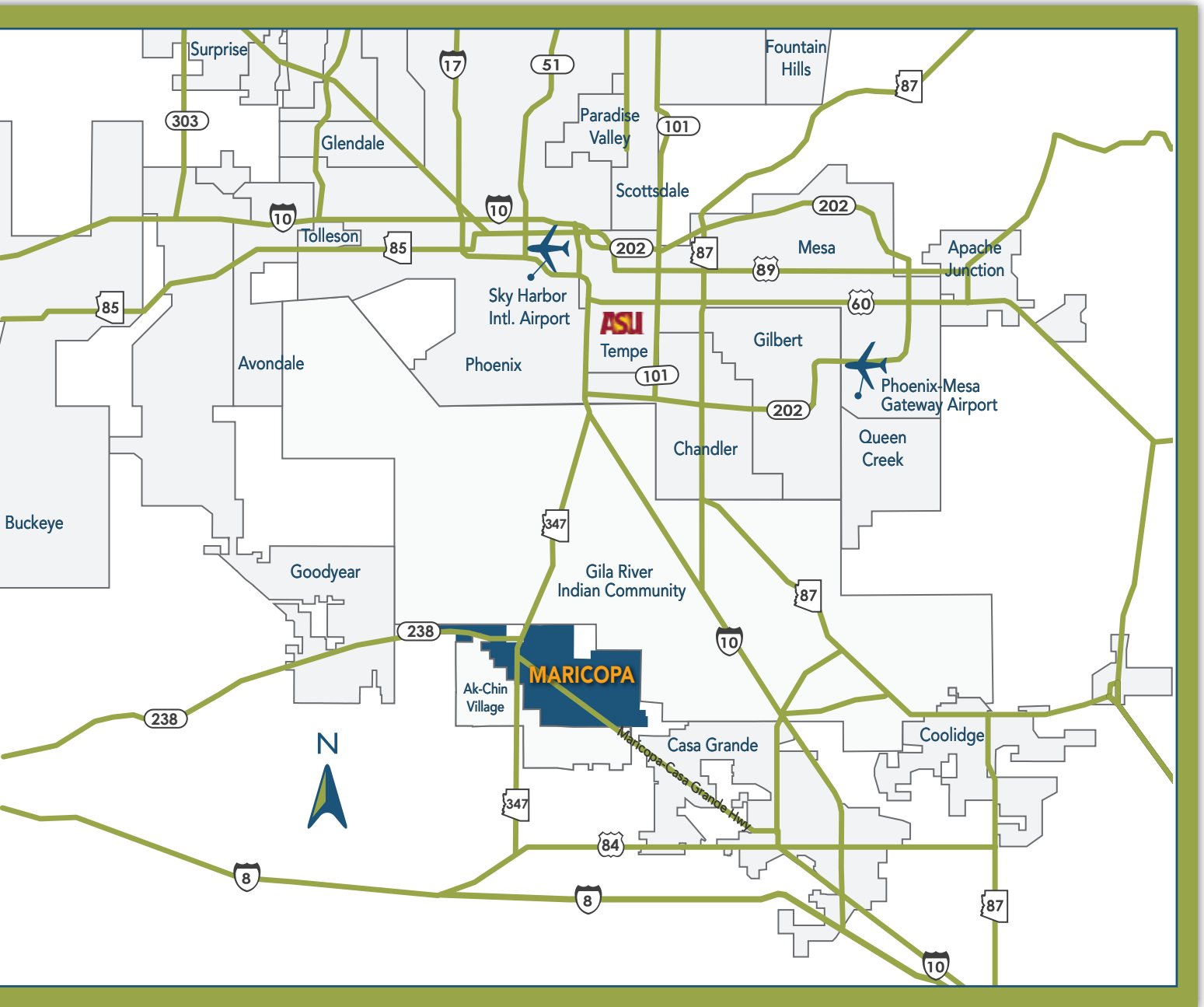
Air

Maricopa is just 32 miles from Phoenix Sky Harbor International Airport, one of the 10 busiest airports in the United States. More than 100,000 passengers, 1,200 aircraft, and 600 tons of cargo pass through Sky Harbor each day. The airport is served by 15 major airlines with daily service to 80 domestic and 20 international destinations.

www.skyharbor.com



REGIONAL MAP



SITE SELECTION

Maricopa Prospector

Maricopa Prospector is an online tool that enables users to instantly view available commercial and industrial properties along with key site information, including size, use, zoning, and contact information. Demographic reports, such as labor force, education levels, and consumer spending can be exported into a convenient format. Businesses can also be mapped by industry, showing their distribution and concentrations throughout the area.

www.maricopapro prospector.com

Fast Track Permitting

Recognizing the need for businesses to be able to relocate and expand rapidly and efficiently, the City implemented a Fast Track Permitting Program in 2007. The City is committed to providing a business-friendly environment and is continuously looking to further streamline and simplify its governmental permitting processes.

Pro-Business Climate

Maricopa offers many advantages, including pro-business local leadership, access to a highly-skilled labor pool, and low employer taxes and operating costs. On top of the City's local initiatives, Arizona lawmakers continue to take steps to lower the cost of doing business so Arizona companies can compete in the global marketplace. Arizona has aggressively cut business taxes and has no corporate franchise tax, no business inventory tax, no income tax on dividends from out-of-state subsidiaries, no worldwide unitary tax, and no sales tax on manufacturing equipment. Accelerated depreciation

Maricopa Prospector: Find your site today



FIND BUILDINGS



FIND SITES



FIND BUSINESSES



schedules for commercial personal property provide for depreciation down to 2.5% of original value, thus virtually eliminating the tax liability. In addition, Arizona employers benefit from some of the lowest workers' compensation and unemployment insurance costs in the country.

Highly Skilled and Educated Workforce

Maricopa offers employers access to a talented local workforce. Maricopa's labor pool is both young (average age of 31.2) and educated, with 46% holding a bachelor's degree or advanced degree, and an astounding 89% having at least some college education. Beyond Maricopa, employers can easily recruit from the entire Phoenix metropolitan area, which has a diverse, active workforce of more than two million people.

Desirable Infrastructure Assets

Maricopa has the infrastructure needed to service any new or growing business with a strong and well-maintained transportation system, reliable utilities, and an extensive, high speed telecommunications network. Representatives from each of the local utility providers serve on the Board of Directors for the Maricopa Economic Development Alliance, a non-profit organization focused on supporting business growth in Maricopa. This group meets regularly to discuss Maricopa's current and future infrastructure needs and ensure that new infrastructure is developed in an efficient and coordinated manner.



UTILITIES

Electric: ED3

Electrical District #3 is the regional provider of electrical power and offers low electric costs for large commercial users and competitive rates for small businesses and residential users.

www.ed3online.org

Natural Gas: Southwest Gas

Southwest Gas serves more than 1.8 million customers in Arizona, Nevada, and California. Rebate and energy-efficiency programs are available to commercial and industrial businesses in Arizona.

www.swgas.com

Water: Global Water Resources

Global Water owns and operates regulated water and wastewater utilities in Maricopa. The company is committed to water reclamation and reuse, and uses reclaimed water to irrigate neighborhood parks, schools, and golf courses.

www.gwresources.com

Broadband: Orbitel & CenturyLink

Orbitel Communications and CenturyLink maintain state-of-the-art communications networks in Maricopa and offer high speed internet, telephone, and television services to business and residential customers.

www.orbitelcom.com

www.centurylink.com



TARGET INDUSTRIES

Cleantech

Arizona is prepared to lead the way in our country's transition toward clean and renewable energy. Demonstrating a commitment to supporting renewable energy companies, significant tax breaks are available to companies in the solar, wind, geothermal, and other renewable energy industries that choose to locate or expand their business in Arizona. Through the Renewable Energy Tax Incentive Program, renewable energy companies can receive up to a 10% refundable income tax credit and up to a 75% reduction on real and personal property taxes by bringing projects that create jobs and capital investment to Arizona. On top of this, accelerated depreciation schedules for most equipment classes provide for depreciation down to 2.5% of original value, thus virtually eliminating the tax liability.



Pinal Energy Ethanol Plant

Arizona is also developing the workforce needed to drive innovation in sustainability and renewable energy production. The School of Sustainability at Arizona State University (ASU), established in 2007, is the first of its kind and offers a comprehensive degree-granting program that focuses on preparing students to find practical solutions to the many environmental, economic, and social challenges of sustainability.

ASU is taking the lead in advancing solar energy production technology through the work conducted at its Solar Power Lab and Engineering Research Center for Quantum Energy and Sustainable Solar Technologies. The Solar Power Lab serves as a staging ground for new solar technologies and ideas. The Engineering Research Center, led by faculty from ASU's Ira A. Fulton Schools of Engineering, is supported jointly by the National Science Foundation and Department of Energy and is tasked with solving challenges to harnessing solar power in economically viable and sustainable ways. Both centers provide ASU students with unique opportunities to collaborate with leading industry researchers.

Central Arizona College, Pinal County's community college system, also offers renewable energy programs. The school's photovoltaic program offers advanced photovoltaic energy and system installation training and the biofuels certificate focuses on providing an applied foundation in biodiesel, ethanol fuel, and biomass production technology.

Maricopa is also doing its part to secure a clean and green future. The community has embraced a green mentality and encourages sustainable development approaches. The goal is to become a clean technology hub and we are well on our way. Pinal Energy located its state-of-the-art ethanol plant, the first in Arizona, in Maricopa and Marisol Energy 2 has proposed a 1,492-acre Maricopa Solar Park project on federal land near the city.

The City is ready to offer a competitive package of performance-based, local incentives to bring the next cleantech company to Maricopa and the Maricopa Industrial Development Authority is eager to assist by providing access to tax-exempt bond financing.

Agritech

Maricopa has its roots in agriculture with the area's earliest pioneers converting raw desert land into fertile soils for growing maize, grain, cotton, and other crops. Though Maricopa has been transformed into a rapidly growing urban community, our agricultural legacy endures. Maricopa is fast becoming a hotbed for advanced agricultural research and is home to a thriving cluster of local agritech businesses and research facilities, including state universities, federal research centers, and emerging companies utilizing intelligent crop science to produce clean technology products.

Agritech companies locating in Maricopa have unparalleled opportunities to partner with agricultural research leaders, including the United States Department of Agriculture (USDA) and the University of Arizona. USDA opened



USDA Arid-Land Agricultural Research Center (ALARC)

its Arid-Land Agricultural Research Center in Maricopa in 2006. The 97,000 square foot research center houses 22 research scientists and nearly 40 research and administrative support personnel working to advance research in crop management, integrated pest management, irrigation technology, remote sensing, water reuse, crop breeding and physiology, and global climate change. The staff at the center works closely with land-grant universities, other federal agencies, and the agricultural industry.

The mission of the University of Arizona's Maricopa Agricultural Center is to develop, deliver, and service the best integrated agricultural technologies for all problems faced by Arizona consumers and producers. Research at the center focuses on cotton, small grains, alfalfa, and new

TARGET INDUSTRIES

specialty crops that could be used to provide fibers, oils, and pharmaceuticals. The center has partnered with a number of agritech startup companies. Yulex Corporation, a company that applies intelligent crop science and proprietary clean technology to create medical and biobased industrial products from the guayule plant, incubated out of the center. Yulex has since gone on to win two Green Innovator of the Year awards from the Arizona Technology Council.

Health Services

The City is committed to building a healthcare community that can service the growing needs of its many young families and expanding retiree population. The first steps have already been taken with the opening of the Banner Health Center in May 2012 and Dignity Health's recent expansion into the community.



The Banner Health Center is the first major medical facility in Maricopa and was made possible through a public-private partnership between the City and Banner Health. The center's first phase is a 40,000 square foot facility providing primary and specialty medical care. Banner has plans to expand the center and its services as local demand requires.

Dignity Health Urgent Care opened in April 2013 and treats patients of all ages with non-life threatening illnesses or injuries that require immediate attention. The healthcare provider has also acquired 18.6 acres in the city with long-term plans for a 34,800 square foot emergency hospital.

Professional and Technical Services

Developing a strong base of professional and technical services firms is critical to Maricopa's continued growth and economic vitality. The local business community has a great need for these services and is often unable to get these services locally. Labor force surveys have found that the local workforce is perfectly suited for these fields, with a large number of residents already employed at area high tech heavyweights such as Freescale, General Dynamics, Honeywell, and Intel. Surveys have also found that many of these people desire to work in Maricopa and that they would leave their present jobs for a local job, even at reduced pay.

With proximity to a large and growing pool of potential customers, access to a talented workforce, City leadership committed to cultivating a business-friendly environment, and a high quality of life, professional and technical services firms are positioned for success in Maricopa.



Retail

Retailers looking for an untapped market with unlimited potential need look no further than Maricopa. In 2000, Maricopa was home to just 1,400 proud residents. Since that time, Maricopa has experienced unprecedented population growth (more than 4,000% over the past decade) and now boasts a population of more than 45,000. The City experienced a 160% increase in new home permits from 2011 to 2012 and higher activity is projected for 2013 and beyond.

Maricopa residents have grown tired of traveling to other cities for the goods and services they need. With an average household income of more than \$68,000, Maricopa residents are looking to spend their money close to home. **Join the national, regional, and specialty shops already located in Maricopa and take advantage of:**

- A trade area of more than 60,000 people within a 15 minute drive
- A captive and rapidly growing market 20 miles from the nearest similarly sized city
- Significant retail leakages in virtually every retail sector
- A young, high-income community wanting local shopping and dining options
- Prime available land along the Maricopa-Casa Grande Highway and State Route 347, where nearly 40,000 cars pass daily
- City incentives for projects meeting established performance criteria

BUSINESS RESOURCES

Local Small Business Resources

The City is dedicated to providing entrepreneurs and small businesses with the tools and information they need to be successful in our community. In working with small business and entrepreneurs, Economic Development staff can act as an advocate for the business community, a source of assistance in understanding City processes and policies, and an information clearinghouse of resources and contacts specializing in various areas of business growth. We have developed a number of programs designed to assist and promote our small business community.

MCE Business Incubator

The Maricopa Center for Entrepreneurship (MCE) is a business incubator focused on supporting local small business growth. Launched in February 2013, MCE provides client companies with an array of targeted support resources and services designed to help them grow over time and graduate as self-sufficient firms, creating local employment opportunities and community wealth.

www.maricopainnovates.com

Business Outreach Program

As part of a focused effort to assist small businesses in the community, Economic Development staff participates in an outreach program to visit local small businesses, identify assistance needs, and share valuable resources and tools.

Maricopa 101 Business Training

Maricopa 101 is a series of free training events designed to help business owners better understand City processes

and how to take advantage of the many assistance resources offered by the City. Sessions are held monthly and have covered such topics as: permitting, sign codes, site planning, transportation, and police and fire department services.

Marketing Support

To aid local small businesses in marketing efforts, the City offers a promotional television program entitled “Business Beat.” Local businesses are interviewed, videotaped, and featured on the City’s local government TV and YouTube channels and by syndication via social media outlets. The City also provides participants with web and social media tips for maximum marketing impact.

Shop Maricopa Promotional Opportunities

A Shop Local campaign has been initiated to raise awareness of the many ways that shopping locally benefits Maricopa. Residents are encouraged to keep their dollars in the community whenever possible by shopping in Maricopa and supporting local businesses. Local shopping opportunities are promoted through the Business Beat video program, City newsletters, social media outlets, and partnerships with the Maricopa Chamber of Commerce.

<http://shoplocal.maricopa-az.gov>



Maricopa Chamber of Commerce

The Maricopa Chamber of Commerce was established to help the local business community network, create professional development and advertising opportunities, and assist entrepreneurs in establishing their businesses. The Chamber gives members opportunities to interact with other business professionals, exchange ideas, and get referrals through its numerous networking events and programs.

www.maricopachamber.com

Central Arizona College Small Business Development Center

Central Arizona College, Pinal County's community college system, operates a no-cost Small Business Development Center that offers one-on-one confidential counseling and training workshops and classes to help startup businesses with everything from creating a business plan to recruiting and training workers.

www.centralaz.edu

Other Small Business Resources

Arizona Commerce Authority Small Business Services

Arizona Commerce Authority's Small Business Services is an online resource that offers a step-by-step checklist to start, operate, and grow a business in Arizona. It guides users to commonly requested licensing information and statewide resources, enables them to download the forms needed to start a small business, and allows them to create a

checklist of information tailored to their business needs.

www.azcommerce.com/smallbiz

Service Corps of Retired Executives (SCORE)

SCORE is a national, nonprofit association dedicated to educating entrepreneurs and helping small businesses start, grow, and succeed. Retired executives offer small business entrepreneurs confidential, face-to-face business counseling services at no charge. SCORE also hosts local workshops and events to assist entrepreneurs in developing the tools and plans they need to navigate their way to small business success. SCORE is a resource partner with the U.S. Small Business Administration. The Greater Phoenix SCORE office consistently ranks in the top 10 of the 362 offices nationwide.

www.score.org

U.S. Small Business Administration (SBA)

The principal mission of the SBA's Arizona District Office is to maintain and strengthen Arizona's economy by aiding, counseling, assisting, and protecting the interests of Arizona small businesses. The Arizona District Office offers free counseling through SCORE and its network of Small Business Development Centers. It offers financial assistance through SBA loan programs, including the Microloan Program, 7(a) Loan Program, CDC/504 Program, and Guaranteed Loan Programs.

www.sba.gov

BUSINESS RESOURCES

Resources for All Businesses

Maricopa Economic Development Department

The City of Maricopa's Economic Development Department leads the City's business attraction and retention efforts, and is the point of contact for people seeking local assistance with site selection, market and demographic information, and business resources.

www.maricopa-az.gov

Maricopa Economic Development Alliance (MEDA)

Maricopa Economic Development Alliance is a private, non-profit organization that supports the economic development efforts of the City through a public-private partnership. MEDA focuses on bringing together the business, government, education, and civic sectors to identify and advance forward-looking policies that facilitate investment, growth, and workforce development.

www.maricopaeda.com

Greater Phoenix Economic Council (GPEC)

Greater Phoenix Economic Council is a public-private economic development partnership that is committed to leveraging regional resources to develop a high performance economy by attracting high quality investments and jobs. GPEC is supported by 20 member communities throughout Greater Phoenix and more than 150 private-sector businesses. GPEC provides companies with

confidential, expert support in streamlining site searches, connectivity to decision-makers, and access to world-class talent to deliver innovative solutions.

www.gpec.org

Arizona Commerce Authority (ACA)

Arizona Commerce Authority is the state's community and economic development authority. ACA's focus is on recruitment of quality companies and jobs to Arizona and expansion of companies already in the state. ACA works closely with economic partners throughout the state to build the foundation for a strong economy through the development of competitive industries and sustainable communities.

ACA serves as a single, statewide point of contact for information and support services needed to properly evaluate the business opportunities and operating environment anywhere in Arizona. Companies are assigned a project manager that can quickly respond to any question or assistance needs a company thinking about locating or expanding in Arizona may have.

ACA also has a team dedicated to assisting international companies locating to Arizona and local companies that want to export their goods outside of the United States. ACA offers an Export Sales Development Program for small and medium-sized manufacturing and high-tech companies in Arizona that are interested in locating foreign customers and sales partners.

www.azcommerce.com



Workforce Development

Arizona Workforce Connection, a statewide system of workforce development partners, and Central Arizona College have partnered to create a one-stop center that provides a range of free services for Pinal County employers seeking access to skilled new hires or existing worker training resources. Services include access to workforce resources, employee recruitment, labor market information, job training and hiring tax credits, customized training and skills upgrading, solutions to common employee barriers, and pre-layoff assistance.

www.arizonaworkforceconnection.com

Arizona Commerce Authority is the source for information on Registered Apprenticeship programs in Arizona. Registered Apprenticeship combines supervised, full-time, structured on-the-job learning with related classroom instruction and allows the employee to immediately add value to the company while acquiring the necessary skills in a systematic training program that results in a highly skilled workforce. There are more than 100 Registered Apprenticeship programs within Arizona and more than 1,000 Arizona employers use registered apprenticeships.

www.azcommerce.com

HIGHER EDUCATION

Central Arizona College (CAC)

Central Arizona College has three full-service campuses and seven regional centers strategically located throughout Pinal County. Programs offered at CAC include Agricultural Science, Renewable Energy, Biological Sciences, Physical Sciences, Nursing, and Health. Two new campuses are currently under construction in Maricopa and in the San Tan Valley area. The first phase of the Maricopa Campus includes more than 76,000 gross square feet and opened in January 2013, offering a variety of courses for the spring semester. At full build-out, the campus is planned to accommodate more than 20,000 students and have a gross square footage of 720,000 feet.

www.centralaz.edu



CAC Maricopa Campus (photos courtesy of CORE Construction, Inc.)

Arizona State University (ASU)

Arizona State University is one of the nation's leading public research institutions with 72,250 undergraduate, graduate, and professional students on four campuses in the Phoenix area. According to National Science Foundation's most recent surveys of U.S. higher educational institutions, ASU ranks 62nd nationally for total research and development expenditures, 28th for number of earned doctorates, and 25th for number of graduate students enrolled in science, engineering, and health fields. ASU offers degree programs in areas such as: Agribusiness, Biosciences, Sustainability, Computing Studies, Engineering, Nursing and Health, Law, Business, and Education.

www.asu.edu

University of Arizona (UA)

University of Arizona has more than 38,000 undergraduate, graduate, professional, and medical students at its campus in central Tucson. UA is ranked 19th among all public universities by the National Science Foundation and is a member of the prestigious Association of American Universities, a group of 62 leading U.S. universities distinguished by the breadth and quality of their programs in research and graduate education. Research competencies and collaborative experience are especially strong in Aerospace & Defense, Homeland Security, Bioscience, Environmental Sustainability, Optical Sciences, Information Technology, Advanced Materials, Manufacturing Technologies, and Agriculture.

www.arizona.edu

STATE AND LOCAL INCENTIVES

State Incentives

Quality Jobs

The Quality Jobs program offers up to \$9,000 of Arizona income or premium tax credits spread over three years for each net new quality job. Businesses locating in Maricopa must make a minimum capital investment of \$1 million and create at least five quality jobs to qualify.

Job Training

The Arizona Job Training Program is a job-specific, reimbursable grant program that supports the design and delivery of customized training plans for employers creating new jobs or increasing skills and wage levels of current employees.

Renewable Energy

Companies engaged in the solar, wind, geothermal, and other renewable energy industries may obtain up to a 10% refundable income tax credit and up to a 75% reduction on real and personal property taxes.

Research & Development

Refundable income tax credits are available for investment in R&D activities conducted in Arizona. The income tax credit starts at 22% of the qualified R&D expenses for amounts in excess of expenditures from the previous year. The tax credit goes up to 34% if increased R&D expenses are made in conjunction with an Arizona public university.



STATE AND LOCAL INCENTIVES

Commercial/Industrial Solar Energy

Businesses installing a solar energy device at an Arizona facility may be eligible for an income tax credit of up to \$50,000 per year.

Qualified Facility Tax Credit

To stimulate the creation and expansion of manufacturing facilities, including manufacturing-related R&D and headquarters facilities, the state provides refundable income tax credits to companies who expand or locate a Qualified Facility in Arizona.

Innovation Accelerator Fund

The Innovation Accelerator Fund is an \$18.2 million loan participation program to stimulate financing to small businesses and manufacturers.

Arizona Fast Grant

The Fast Grant enables Arizona-based technology companies to initiate the commercialization process. The grant provides companies up to \$7,500 to receive one or more select consulting services.

State Trade and Export Program

Administered by the Arizona Commerce Authority, the State Trade and Export Program (STEP) offers various types of technical assistance/capacity building and financial assistance to Arizona small businesses as they go global for the first time with their sales or enter new international markets.

Additional Depreciation

To encourage new capital investment, Arizona provides accelerated depreciation schedules for commercial personal property. Depreciation schedules for most equipment classes provide for depreciation down to 2.5% of original value, thus virtually eliminating the tax liability.

Foreign Trade Zones

The Foreign Trade Zone (FTZ) program offers the benefits of duty-free storage and property tax reductions. A Foreign Trade Zone is a secured area treated as though legally outside of the U.S. Customs territory where merchandise may be brought duty-free for purposes such as storage, repacking, display, assembly, or manufacturing. Imports may be landed and stored quickly without full customs formalities. Companies qualifying for FTZ or sub-zone designation are also eligible for an 80% reduction in real and personal property taxes.

Local Incentives

Lease Excise Tax

The Government Property Lease Excise Tax Program was established by the State of Arizona and is available to businesses that lease property from a municipality rather than own it outright. All real property tax has been waived and replaced with an excise tax that is an established rate per square foot and based upon the type of use. In some redevelopment districts, the excise tax can be abated for the first eight years after the certificate of occupancy is issued. If a municipality is a property owner, this creates a huge incentive for a company to occupy the facility or allows them the cash flow to perform improvements.

Development Agreements

Development Agreements generally give some type of benefit to the developer, such as a repayment for public infrastructure improvements through sales tax rebates. Arizona municipalities are restricted to providing only tax incentives consisting of reimbursements for public infrastructure and may not exceed or otherwise be disproportionate to the capital development costs or jobs created through the projects. The City has, in the past, entered into development agreements, and is willing to explore this option with any business bringing a high level of economic benefit to the community.

Project Fast-Tracking

The City has implemented a Fast Track Permitting Process for qualified new, expanding, or relocating businesses. Recognizing the need to offer a business-friendly environment that allows businesses to relocate and expand in the community rapidly and efficiently, the City is committed to streamlining and simplifying, where possible, its governmental permitting processes.

Inspection Assistance

For projects beneficial to the residents of Maricopa, the City may assign a dedicated commercial building inspector to your project during the entire course of the construction process.



Redevelopment District

Maricopa has established a redevelopment district for the purposes of revitalizing the area and encouraging private investment. Within the boundaries of the Redevelopment District, the Government Property Lease Excise Tax can be abated for the first eight years after the certificate of occupancy is issued. This abatement requires Maricopa City Council approval.

Industrial Development Authority (IDA)

The City's IDA encourages economic growth and job creation in Maricopa by making low-interest loans available to qualified projects through the issuance of tax-exempt bonds. Financing must meet state bond law requirements, and all projects are reviewed to ensure that financing candidates represent projects that will help to further the community's vision for sustainability. Interest on private activity bonds, in most cases, is not subject to federal income taxes.

BUSINESS TAXES

The State of Arizona has aggressively cut business taxes to lower the cost of doing business. Companies have enjoyed consistent decreases in average employer and individual tax rates over the last decade. Outside of the state's competitive business tax incentives, here is a snapshot of some of the benefits your business could enjoy by locating in Maricopa:

- No corporate franchise tax
- No income tax on dividends from out-of-state subsidiaries
- No worldwide unitary tax
- No sales tax on manufacturing equipment
- 80% sales factor for corporate income tax, ramping up to a 100% option

Recent legislation has also reduced Arizona's corporate income tax rate by 30%, reduced Arizona's commercial property assessment ratio, and increased personal property tax exemptions by 15%.

Arizona Competitiveness Package (H.B. 2001) Rate Schedules

	Net Corporate Income Tax	Comm. Property Assessment Ratio
2013	6.968%	19.5%
2014	6.5%	19.0%
2015	6.0%	18.5%
2016	5.5%	18.0%
2017	4.9%	18.0%



QUALITY OF LIFE

Education

Maricopa residents have access to quality education through the Maricopa Unified School District system and the charter school options available in the community.

Maricopa Unified School District is comprised of six elementary schools, two middle schools, and a high school with a total enrollment of just over 6,000. In March 2012, the school district opened a \$12.2 million, state-of-the-art performance hall at Maricopa High School that seats 750 people and features two catwalks, computer-controlled equipment, multiple LED lights, and 60-foot stage.

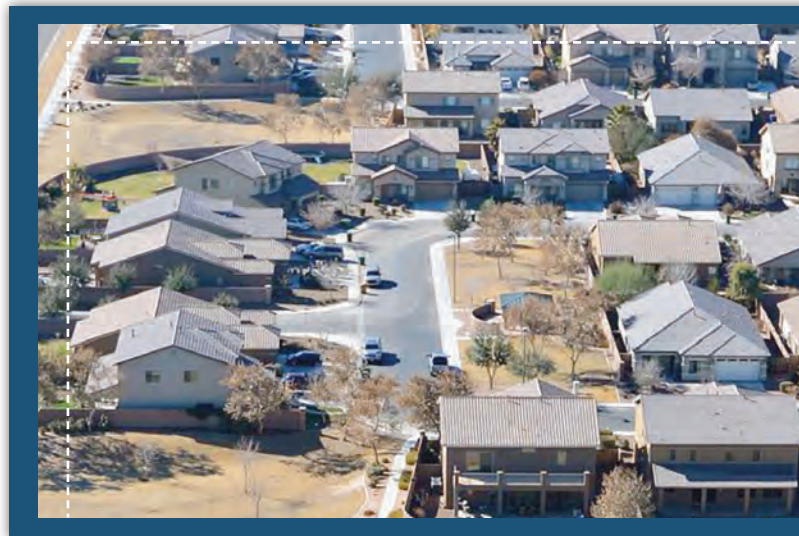
Graysmark Academy, Leading Edge Academy, Legacy Traditional School, and Sequoia Pathway Academy are charter schools in the community. Graysmark Academy offers tutoring services for grades K-8. Legacy serves students in grades K-10 and has a total enrollment of approximately 1,200. Leading Edge Academy and Sequoia Pathway Academy serve students in grades K-12. Sequoia Pathway Academy offers traditional classroom environments for students in grades K-9 and an innovative Online Hybrid program for students in grades 9-12.

Central Arizona College (CAC), Pinal County's community college system, opened the first phase of its new Maricopa Campus in January 2013, offering a variety of courses for the spring semester. At full build-out, the campus is planned to accommodate more than 20,000 students and have a gross square footage approaching 720,000 feet.

CAC offers Pinal County high school students the opportunity to receive free tuition to any of their campuses for up to four semesters through the Promise for the Future Scholarship. Students must sign a contract of commitment during their eighth grade year and graduate from high school with the minimum required GPA.

Housing

Maricopa is an affordable community with an active housing market that continues to draw new year-round residents as well as seasonal visitors. Median home prices are very reasonable at under \$140,000 and the average home spends less than four months on the market. Residential developers and builders are keeping up with Maricopa's growth by continuing to plan and build quality homes and communities for our current and future residents. There is new home construction occurring throughout Maricopa with many active homebuilders.



QUALITY OF LIFE



Copper Sky Commercial Complex conceptual site plan

Recreation

Maricopa is home to two golf courses – Southern Dunes Golf Club and The Duke at Rancho El Dorado. Southern Dunes' golf course was designed with the help of golf legend Fred Couples and has been named one of Arizona's top five courses. US Open qualifying rounds are held at Southern Dunes each year. The Duke at Rancho El Dorado has been recognized as one of the top five intermediate priced courses in Arizona, and the most player friendly course in the Phoenix area.

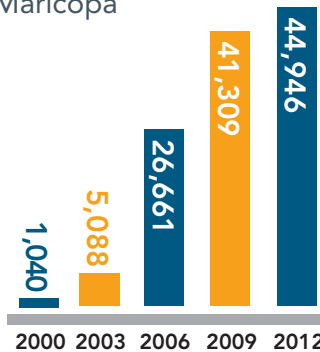
The Ak-Chin Indian Community, located just outside the city limits, is home to the Harrah's Ak-Chin Casino Resort. The UltraStar Multi-tainment Center at Ak-Chin Circle opened in November 2012 and encompasses 165,000 square feet, including restaurants, a bowling alley, movie theater, laser tag, and retail space.

Pacana Park, the City's first community park, is wildly popular and enjoys a utilization rate of nearly 170% in comparison to similar community parks. The park sees an average of more than 5,000 visitors each weekend.

The City's 140-acre Copper Sky Recreation Complex will open in early 2014 and include a multi-generational facility, aquatics center, park facilities and lake, baseball/softball fields, multipurpose fields, and many other park amenities. The complex will also host regional athletic tournaments and special community events. With a projected 500,000 visitors per year, the complex will be the center of activity in Maricopa. To take advantage of this activity, 18 acres of highway frontage has been reserved for future hotel, restaurant, retail, and office development.

COMMUNITY DATA

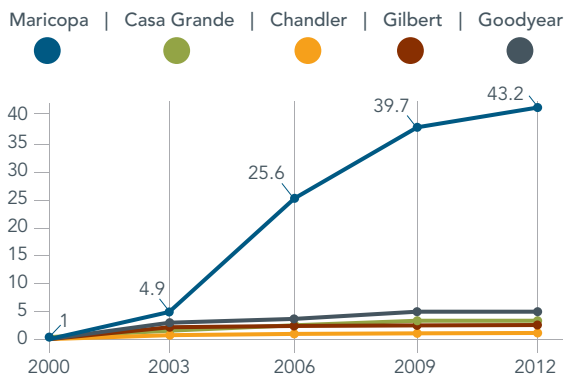
POPULATION GROWTH Maricopa



Data Sources

- ♦ Arizona Dept of Administration
- ♦ U.S. Census

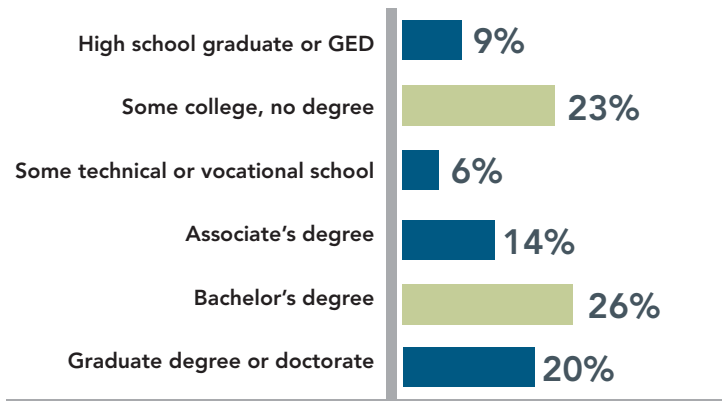
POPULATION GROWTH Maricopa vs Other Cities (x Larger Than 2000)



Data Sources

- ♦ Arizona Dept of Administration Annual Estimates
- ♦ 2000 U.S. Census

EDUCATIONAL ATTAINMENT (Head of Household)



98%
High school
graduate or
higher

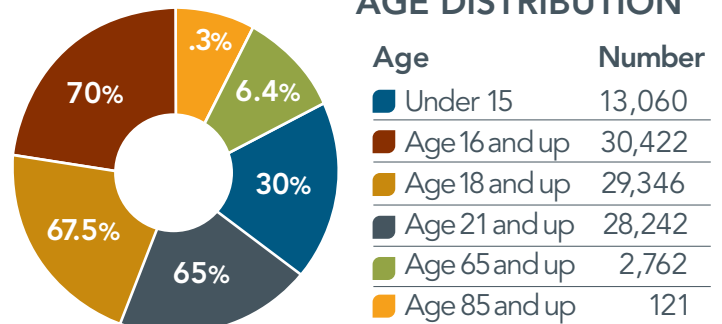
46%
Bachelor's
degree or
higher

20%
Master's
degree or
higher

Data Source

- ♦ City of Maricopa 2013 Labor Survey,
Prepared by Elliott D. Pollack & Company

AGE DISTRIBUTION



Data Source

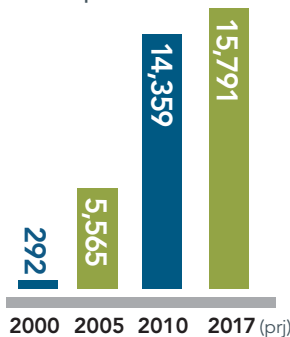
- ♦ 2010 U.S. Census

Median Age 31.2

COMMUNITY DATA

HOUSEHOLDS

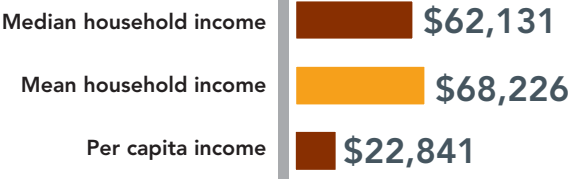
Maricopa



Data Sources

- ♦ 2000 and 2010 U.S. Census
- ♦ 2005 Special Census
- ♦ 2013 ESRI BAO Projection

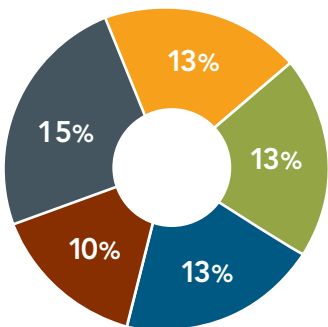
HOUSEHOLD INCOME



Average household size 3.03

Data Sources

- ♦ 2009-2011 American Community Survey
- ♦ 2010 U.S. Census



EMPLOYMENT CHARACTERISTICS

TOP INDUSTRIES FOR EMPLOYMENT

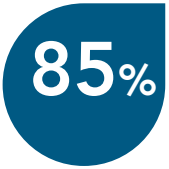
- Finance/Insurance/Professional Services
- Education
- Retail
- Medical/Healthcare
- Manufacturing



Work outside
Maricopa



Average
Commute



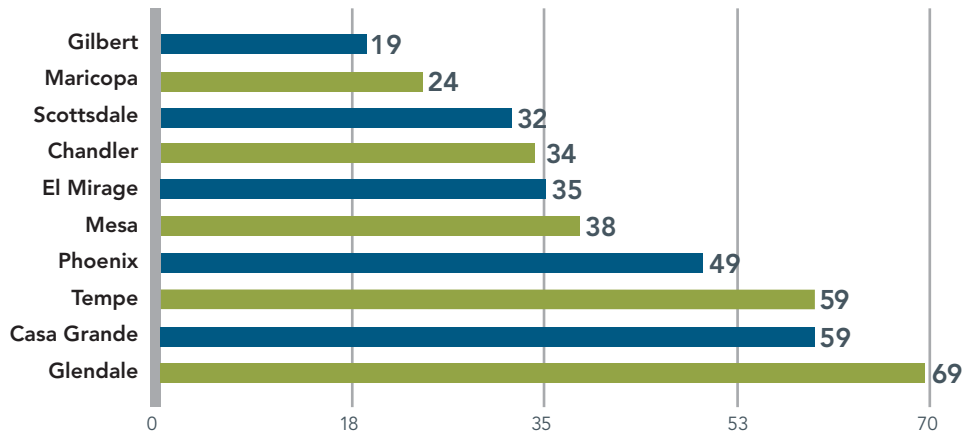
Would prefer to
work in Maricopa

Data Source

- ♦ City of Maricopa 2013 Labor Survey,
Prepared by Elliott D. Pollack & Company

SAFETY FIRST

Valley Cities Comparison: 2nd Lowest Overall



[Data Source](#)

♦ FBI Uniform Crime Reports, Overall crime rate per 1,000 residents (FY 2011-2012)

MAJOR EMPLOYERS

Employer	Industry	Employees
Harrah's Ak-Chin Casino Resort	Gaming	725
Maricopa Unified School District	Education	598
Walmart	Retail	235
City of Maricopa	Public Sector	212
Fry's Food Store	Retail	200
Volkswagen Proving Grounds	Automotive Testing	150
Pinal Feeding Company, Inc.	Agritech	120
Ak-Chin Farms	Agritech	84
Basha's	Retail	79
Legacy Traditional School	Education	78
UA Maricopa Agricultural Center	Agricultural Research	67
USDA Arid-Land Agricultural Research Center	Agricultural Research	60
Southern Dunes Golf Club	Entertainment	60

[Data Source](#)

♦ 2012 Survey of Local Employers

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